

# UNOFFICIAL COPY

**RECORDATION REQUESTED BY:**

LAKESIDE BANK  
UIC/NEAR WEST  
1055 W ROOSEVELT RD  
CHICAGO, IL 60608



Doc# 1705210150 Fee \$46.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 02/21/2017 12:08 PM PG: 1 OF 5

**WHEN RECORDED MAIL TO:**

LAKESIDE BANK  
UIC/NEAR WEST  
1055 W ROOSEVELT RD  
CHICAGO, IL 60608

FOR RECORDER'S USE ONLY

**This Modification of Mortgage prepared by:**

Techie L. Vargas  
LAKESIDE BANK  
1055 W ROOSEVELT RD  
CHICAGO, IL 60608

## MODIFICATION OF MORTGAGE



\*000000000060922391074002092017#####\*

**THIS MODIFICATION OF MORTGAGE** dated February 9, 2017, is made and executed between 2010 N. Halsted, LLC, an Illinois limited liability company, whose address is 908 N. Halsted Street, Chicago, IL 60614 (referred to below as "Grantor") and LAKESIDE BANK, whose address is 1055 W ROOSEVELT RD, CHICAGO, IL 60608 (referred to below as "Lender").

**MORTGAGE.** Lender and Grantor have entered into a Mortgage dated May 9, 2016 (the "Mortgage") which has been recorded in Cook County, State of Illinois, as follows:

Recorded at the Cook County Recorder of Deeds on June 1, 2016 as Document Number 1515310100

**REAL PROPERTY DESCRIPTION.** The Mortgage covers the following described real property located in Cook County, State of Illinois:

LOT 20 IN BLOCK 8 IN CUSHMAN'S SUBDIVISION OF BLOCK 4 OF SHEFFIELD'S ADDITION TO CHICAGO IN SECTIONS 29 THROUGH 32, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

The Real Property or its address is commonly known as 2010 N. Halsted, Chicago, IL 60614. The Real Property tax identification number is 14-32-228-041-0000.

**MODIFICATION.** Lender and Grantor hereby modify the Mortgage as follows:

LP HOLDINGS 833 LLC is hereby added as an additional Borrower. All other terms and conditions of the loan documents shall remain the same, in full force and effect.

*Box 400*

S  
P 5  
S N  
SCY  
INT

*8981093 LK D*

# UNOFFICIAL COPY

## MODIFICATION OF MORTGAGE

Loan No: 60922391

(Continued)

Page 2

**CONTINUING VALIDITY.** Except as expressly modified above, the terms of the original Mortgage shall remain unchanged and in full force and effect and are legally valid, binding, and enforceable in accordance with their respective terms. Consent by Lender to this Modification does not waive Lender's right to require strict performance of the Mortgage as changed above nor obligate Lender to make any future modifications. Nothing in this Modification shall constitute a satisfaction of the promissory note or other credit agreement secured by the Mortgage (the "Note"). It is the intention of Lender to retain as liable all parties to the Mortgage and all parties, makers and endorsers to the Note, including accommodation parties, unless a party is expressly released by Lender in writing. Any maker or endorser, including accommodation makers, shall not be released by virtue of this Modification. If any person who signed the original Mortgage does not sign this Modification, then all persons signing below acknowledge that this Modification is given conditionally, based on the representation to Lender that the non-signing person consents to the changes and provisions of this Modification or otherwise will not be released by it. This waiver applies not only to any initial extension or modification, but also to all such subsequent actions.

**GRANTOR ACKNOWLEDGES HAVING READ ALL THE PROVISIONS OF THIS MODIFICATION OF MORTGAGE AND GRANTOR AGREES TO ITS TERMS. THIS MODIFICATION OF MORTGAGE IS DATED FEBRUARY 9, 2017.**

**GRANTOR:**

2010 N. HALSTED, LLC

By: \_\_\_\_\_  
 Frederick S. Latsko, Manager of 2010 N. Halsted, LLC

LENDER:

LAKESIDE BANK

X \_\_\_\_\_  
 Authorized Signer

Property of Cook County Clerk's Office

# UNOFFICIAL COPY

## MODIFICATION OF MORTGAGE (Continued)

Loan No: 60922391

Page 3

### LIMITED LIABILITY COMPANY ACKNOWLEDGMENT

STATE OF Illinois )

) SS

COUNTY OF COOK )

On this 6th day of February, 2017 before me, the undersigned Notary Public, personally appeared **Frederick S. Latsko, Manager of 2010 N. Halsted, LLC**, and known to me to be a member or designated agent of the limited liability company that executed the Modification of Mortgage and acknowledged the Modification to be the free and voluntary act and deed of the limited liability company, by authority of statute, its articles of organization or its operating agreement, for the uses and purposes therein mentioned, and on oath stated that he or she is authorized to execute this Modification and in fact executed the Modification on behalf of the limited liability company.

By *Frederick S. Latsko* Residing at 10136 S. Secley, Chicago, IL 60647

Notary Public in and for the State of Illinois

My commission expires 4-18-19



*Notary Public of Cook County Clerk's Office*

# UNOFFICIAL COPY

## MODIFICATION OF MORTGAGE (Continued)

Loan No: 60922391

Page 2

**CONTINUING VALIDITY.** Except as expressly modified above, the terms of the original Mortgage shall remain unchanged and in full force and effect and are legally valid, binding, and enforceable in accordance with their respective terms. Consent by Lender to this Modification does not waive Lender's right to require strict performance of the Mortgage as changed above nor obligate Lender to make any future modifications. Nothing in this Modification shall constitute a satisfaction of the promissory note or other credit agreement secured by the Mortgage (the "Note"). It is the intention of Lender to retain as liable all parties to the Mortgage and all parties, makers and endorsers to the Note, including accommodation parties, unless a party is expressly released by Lender in writing. Any maker or endorser, including accommodation makers, shall not be released by virtue of this Modification. If any person who signed the original Mortgage does not sign this Modification, then all persons signing below acknowledge that this Modification is given conditionally, based on the representation to Lender that the non-signing person consents to the changes and provisions of this Modification or otherwise will not be released by it. This waiver applies not only to any initial extension or modification, but also to all such subsequent actions.

**GRANTOR ACKNOWLEDGES HAVING READ ALL THE PROVISIONS OF THIS MODIFICATION OF MORTGAGE AND GRANTOR AGREES TO ITS TERMS. THIS MODIFICATION OF MORTGAGE IS DATED FEBRUARY 9, 2017.**

GRANTOR:

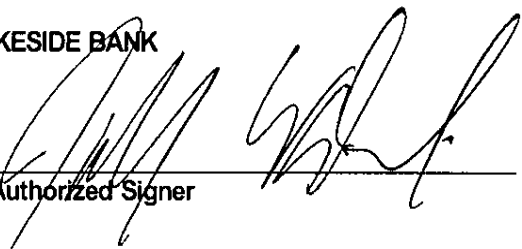
2010 N. HALSTED, LLC

By: \_\_\_\_\_  
 Frederick S. Latsko, Manager of 2010 N. Halsted, LLC

LENDER:

LAKESIDE BANK

X \_\_\_\_\_  
 Authorized Signer



Property of Cook County Clerk's Office

# UNOFFICIAL COPY

## MODIFICATION OF MORTGAGE (Continued)

Loan No: 60922391

Page 4

### LENDER ACKNOWLEDGMENT

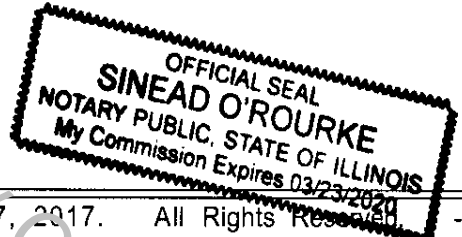
STATE OF Illinois )  
 )  
 COUNTY OF Cook ) SS  
 )

On this 9<sup>th</sup> day of February, 2017 before me, the undersigned Notary Public, personally appeared Jeff Winskiwski and known to me to be the VP Lending, authorized agent for **LAKESIDE BANK** that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of **LAKESIDE BANK**, duly authorized by **LAKESIDE BANK** through its board of directors or otherwise, for the uses and purposes therein mentioned, and on oath stated that he or she is authorized to execute this said instrument and in fact executed this said instrument on behalf of **LAKESIDE BANK**.

By Sinead O'Rourke Residing at 2808 N. Ashland Ave

Notary Public in and for the State of Illinois

My commission expires 3/23/20



Cook County Clerk's Office